Appendix A – Development Charge (DC) Waiver Pilot Program Participants and DC Estimates as of January 2026

Project	Applicant	Description	Total Units	Affordable Units	DC Estimate – Market Residential Units Only
60 Dean Avenue	Pratt/Nestwise	7-storey purpose-built rental housing development	122	24	$4,678,703
18 Grove Street West - Tower C	SkyDev	34-storey purpose-built rental housing development	363	73	$ 7,405,460
52 Lakeside Terrace	JD Developments	12-storey purpose-built rental housing development	231	46	$7,635,313
17 Sophia Street East; 3, 5, 7 & 11 McDonald Street; 58 & 60 Clapperton Street	Black Creek Group	26-storey mixed-use purpose-built rental housing development with ground floor commercial space	268	54	$10,285,231
17-27 Jacobs Terrace	Tonlu Holdings Ltd	18-storey and 15-storey purpose-built rental housing development	352	70	$ 14,225,161
53 Coulter Street	53 Coulter Inc. c/o YYZed Project Management	12-storey purpose-built rental housing development	188	38	$6,365,000
405 Essa Road	Sean Mason Homes	7-storey residential condominium development	165	100	$4,450,000
107 Essa Road	Matthew Ward (1000989604 Ontario Corp.)	5-storey purpose-built rental housing development	20	4	$772,955
111 Essa Road	Matthew Ward (1000989604 Ontario Corp.)	5-storey purpose-built rental housing development	20	4	$772,955

Project	Applicant	Description	Total Units	Affordable Units	DC Estimate – Market Residential Units Only
129 Essa Road	Matthew Ward (1000989604 Ontario Corp.)	5-storey purpose-built rental housing development	20	4	$772,955
30 Sophia Street West	Roman Fedyay (2426011 Ontario Inc.)	5-storey purpose-built rental housing development	46	9	$ 1,880,408
375 Yonge Street	375 Yonge Street Inc. c/o YYZed Project Management	6-storey purpose-built rental housing development	151	30	$5,618,295
Total			**1946**	**456**	**$64,862,436**

Note: Development Charges (DCs) were estimated using 2026 rates and the information available from the applicants at the time of the writing of this memo.